



NEW RETAIL BUILDING OPPORTUNITY

**Southeast corner of
Fifth Avenue &
University Street**
Seattle, Washington
98101

**Suite A:
1,806 sf**

**Suite B:
3,410 sf**

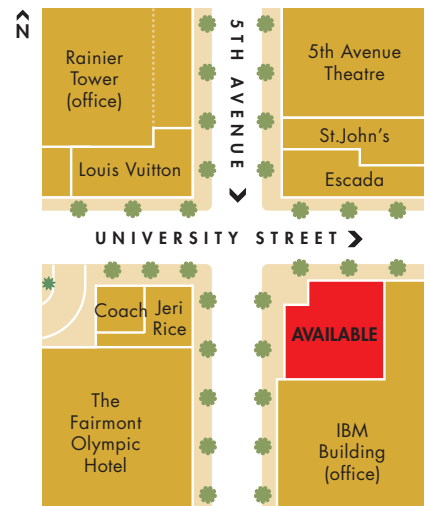
**Single Tenant:
5,838 sf**



Virtual image of building concept as viewed from Fifth Avenue & University Street, looking south.

NEW RETAIL BUILDING AT IBM PLAZA

- Divisible into two spaces:
Suite A - 1,806 sf
Suite B - 3,410 sf
- Single Tenant - 5,838 sf
- Southeast corner of Fifth Avenue and University Street
- Adjacent to world-class retailers:
 - Louis Vuitton
 - Escada
 - Brooks Brothers
 - Coach
 - St. John Boutique
 - Barneys New York
- Adjacent to The Fairmont Olympic Hotel, Seattle's only five diamond luxury hotel
- Near the W Hotel
- Located at the base of the IBM Building, a 20-story office tower
- 160 parking stalls in IBM garage
- 114 parking stalls, valet parking in Rainier Tower



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This statement, with the information it contains, is given with the understanding that all negotiations relating to this purchase, rent or lease of this property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources we believe reliable.